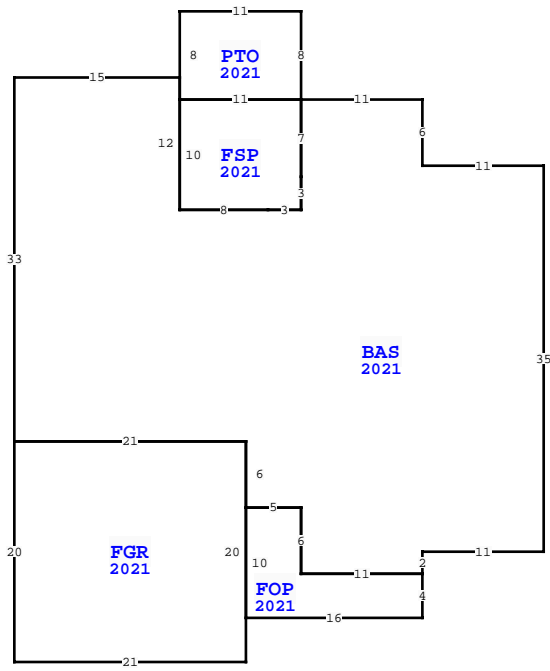


ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	90	
Exterior Wall	11	AVERAGE		10	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		100	
Interior Floor	11	CLAY TILE		50	
Interior Floor	14	CARPET		50	
Heating Type	04	AIR DUCTED		100	
Air Condition	03	CENTRAL		100	
Bedrooms				3 100	
Bathrooms				2 100	
Story Height				0 100	
Stories	1.	1. 100			
Units				0 100	
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	2	MKT AREA	10		
NEIGHBORHOOD/LOC	318.00	1.10/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,614	100	2021	1,614	200,657
FGR	420	50	2021	210	26,108
FOP	94	30	2021	28	3,481
FSP	110	55	2021	60	7,460
PTO	88	5	2021	4	497
TOTALS	2,326			1,916	238,203

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,916	121.4000	126.86	243,064	2021	2021	0	0	2.00	98.00
1 SINGLE FAM 0% - 0 Heated Area: 1614 HX Base Yr											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			238,203
TOTAL MARKET OB/XF VALUE			6,578
TOTAL LAND VALUE - MARKET			40,000
TOTAL MARKET VALUE			284,781
SOH/AGL Deduction			5,305
ASSESSED VALUE			279,476
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			279,476
TOTAL JUST VALUE			284,781
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			265,714
PU SFD; XFOBS; PWR 9-1-21; CO 10/12/2021			
5 YR PRCL CK, N/C			
5 YR PRCL CH, N/C			
5 YR PRCL CK N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000600	SFDCO	0	06/09/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1235/0245	10/22/2021	WD	Q	I	01	270,000
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: LONG DEXTER & INGEL						
1201/0844	4/09/2021	WD	Q	V	01	38,000
GRANTOR: JASON WESSINGER CONST						
GRANTEE: GOLDEN CONSTRUCTION						

EXTRA FEATURES																	
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0210	CONCRETE D	0	0	0	0	997.00	SF	6.00	6.00	100	2021	2021	3	93	5,563	
2	0211	CONCRETE W	0	0	9	5	45.00	SF	6.00	6.00	100	2021	2021	3	93	251	
3	0955	PRIVACY FE	0	0	0	0	52.00	LF	15.00	15.00	100	2021	2021	3	98	764	

BLD DATE		10/25/2021	FRLH	LGL DATE	10/25/2021	FRLH
XF DATE		10/25/2021	FRLH	LAND DATE		10/25/2021
INC DATE				AG DATE		

BUILDING NOTES	
45 ROSS DR, CRAWFORDVILLE	
BUILDING DIMENSIONS	
BAS=[YR=2021] W11 N6 W11 PTO=[YR=2021] N8 W11 S8 E11\$	
FSP=[YR=2021] W11 S10 E8 E3 N3 N7\$ S7 S3 W3 W8 N12 W15 S33	
FGR=[YR=2021] S20 E21 N20 W21\$ E21 S6 FOP=[YR=2021] S10 E16	
N4 W11 N6 W5\$ E5 S6 E11 N2 E11 N35\$.	

LAND DESCRIPTION																	TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV		
1	000100	C	SFR	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000									